



CLARK COUNTY WASHINGTON

DEVELOPMENT PROJECTS WEEKLY REPORT

October 20, 2004

This weekly report provides a listing of new development projects proposed in Clark County. These projects are under review by the Community Development Department. To research or track a specific project, it will be important to have the project name and case number, which are determined when an official application is submitted. Project names and numbers are listed when a project first appears in the weekly report as a Type II or Type III proposal, as shown below.

The applications and proposed plans, staff reports, and final decisions for projects listed below are available for public review at our offices. These may also be viewed at our Web site at www.clark.wa.gov/commdev/development/index.html then click on Proposed Developments or Meetings and Hearings.

If you have questions about a particular type of permit and the review process, you may go to our Web page for an information handout for each type of permit. To view handouts at our Web site, go to www.clark.wa.gov/commdev/development/typespermits.html. You may also request a copy of these materials at our offices.

■ **NEW PROJECT PROPOSALS** (*Pre-application conferences*)

The department requires a pre-application conference before it will accept a formal application for projects that require public notice and may require public hearings. This provides an opportunity for the property owner and/or developer to explore the situation with county staff. Members of the public may attend and listen to the discussion. The schedule does not allow for public comment at that stage, however.

<p>■ Project name:</p> <p>Case number:</p> <p><i>Description:</i></p> <p><i>Location:</i></p> <p><i>Applicant contact:</i></p> <p><i>Neighborhood association:</i></p> <p><i>Pre-application conference:</i></p>	<p>BLISS ROAD HOMES</p> <p>PAC2004-00232</p> <p>DIVIDE 3.94 ACRES INTO 19 SINGLE FAMILY RESIDENTIAL LOTS</p> <p>NW BLISS ROAD AND NW 26TH AVENUE</p> <p>MARC MURSELL</p> <p>NORTH SALMON CREEK NEIGHBORHOOD ASSOC.</p> <p>COURTESY NOTICE: FELIDA NEIGHBORHOOD ASSOC.</p> <p>DATE: 11/4/04 TIME: 9:00AM ROOM 313</p>
<p>■ Project name:</p> <p>Case number:</p> <p><i>Description:</i></p> <p><i>Location:</i></p> <p><i>Applicant contact:</i></p> <p><i>Neighborhood association:</i></p> <p><i>Pre-application conference:</i></p>	<p>FELIDA INFILL SUBDIVISION</p> <p>PAC2004-00233</p> <p>DIVIDE A 1.35 ACRE PARCEL INTO 7 LOTS UNDER THE TIER 1 INFILL STANDARDS</p> <p>2411 NW 117TH STREET</p> <p>STEVE MARSH,</p> <p>MOSS & ASSOCIATES, INC.</p> <p>FELIDA NEIGHBORHOOD ASSOCIATION</p> <p>DATE: 11/4/04 TIME: 10:00AM ROOM 313</p>
<p>■ Project name:</p> <p>Case number:</p> <p><i>Description:</i></p> <p><i>Location:</i></p> <p><i>Applicant contact:</i></p> <p><i>Neighborhood association:</i></p> <p><i>Pre-application conference:</i></p>	<p>COBBLESTONE PARK</p> <p>PAC2004-00234</p> <p>DIVIDE 28 ACRES INTO 123 TO 140 LOTS – NEW APPLICATION, SAME SITE</p> <p>16315 NE 22ND AVENUE</p> <p>GEOFF APPEL,</p> <p>MOSS AND ASSOCIATES, INC.</p> <p>FAIRGROUNDS NEIGHBORHOOD ASSOCIATION</p> <p>DATE: 11/4/04 TIME: 11:00AM ROOM 323</p>
<p>■ Project name:</p> <p>Case number:</p> <p><i>Description:</i></p> <p><i>Location:</i></p> <p><i>Applicant contact:</i></p> <p><i>Neighborhood association:</i></p> <p><i>Pre-application conference:</i></p>	<p>RIDGEFIELD WOODS CLUSTER SUBDIVISION</p> <p>PAC2004-00230</p> <p>DIVIDE 30 ACRES INTO 6 PARCELS</p> <p>NW 56TH AVENUE/ NW 289TH STREET</p> <p>JAMES KESSI</p> <p>MOSS & ASSOCIATES</p> <p>ENTERPRISE/PARADISE POINT NA</p> <p>RIDGEFIELD JUNCTION NEIGHBORHOOD ASSOC.</p> <p>DATE: 11/4/04 TIME: 1:00PM ROOM 323</p> <p>*** (originally scheduled on 10/28/04)*****</p>

■ PROPOSALS FOR PUBLIC HEARING (*Type III review*)

Type III development applications require public notice and public hearings. The Community Development Department reviews each Type III proposal and prepares a staff report with recommendations to a land use hearings examiner. The examiner will conduct a public hearing to determine whether a proposal meets relevant codes and requirements. This process may include approval, approval with conditions, or denial. Type III decisions may be appealed to the Board of Clark County Commissioners. A decision by the Board of Clark County Commissioners may be appealed to the Clark County Superior Court.

The following projects are scheduled for public hearings. The public is invited to attend and provide testimony. Written comments may be sent to Community Development offices before the hearing date: Clark County Community Development, PO Box 5000, Vancouver WA 98666-5000; (360) 397-2375; comdev@clark.wa.gov.

■ Project name:	I-205 COMMERCE PARK SUBDIVISION
Case number:	PLD2004-00007; SEP2004-00013; ARC2004-00006; WET2004-00008
Description:	THE APPLICANT IS REQUESTING PRELIMINARY VAL TO SUBDIVIDE APPROXIMATELY 29 ACRES INTO 9 INDUSTRIAL LOTS IN THE ML ZONING DISTRICT.
Location:	6308 NE 88 TH STREET
Neighborhood association:	ANDRESEN/ST. JOHNS NA
Planner contact:	MICHAEL UDUK
Hearing information:	OCTOBER 14, 2004 – 1300 FRANKLIN – 7:00PM

■ Project name:	CAMELLIA SUBDIVISION
Case number:	PLD2004-00048; SEP2004-00032; WET2004-00005; ARC2004-00032
Description:	THE APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 38-ACRE PARCEL INTO 29 SINGLE-FAMILY RESIDENTIAL UNITS. THE PROPERTY IS LOCATED IN THE RC-1 ZONE DISTRICT.
Location:	18108 NE 122ND STREET
Neighborhood association:	MEADOW GLADE
Planner contact:	JOSHUA WARNER
Hearing information:	OCTOBER 28, 2004 – 1300 FRANKLIN – 7:00PM

■ **Project name:.** HAZEL DELL HEIGHTS SUBDIVISION
Case number: PLD2004-00049;SEP2004-00081; VAR2004-00007
Description: THE APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 3.51-ACRE PARCEL INTO 19 SINGLE-FAMILY RESIDENTIAL LOTS IN THE R1-6 ZONE DISTRICT. THE APPLICANT IS ALSO REQUESTING A VARIANCE TO THE MINIMUM LOT WIDTH FOR LOT 1.
Location: NE 72ND STREET EAST OF NE 16TH AVENUE
Neighborhood association: NE HAZEL DELL NEIGHBORHOOD ASSOC.
Planner contact: DAN CARLSON
Hearing information: OCTOBER 7, 2004 – 1300 FRANKLIN – 7:00PM

■ **Project name:.** PARKVIEW HEIGHTS SUBDIVISION
Case number: PLD2004-00045;SEP2004-00073; ARC2004-00030
Description: THE APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 4-ACRE PARCEL INTO 58 ATTACHED RESIDENTIAL TOWNHOMES IN THE R-43 ZONE DISTRICT.
Location: 1413 NE 88TH STREET
Neighborhood association: NE HAZEL DELL NEIGHBORHOOD ASSOCIATION
Planner contact: RICHARD DAVIAU
Hearing information: OCTOBER 7, 2004 – 1300 FRANKLIN – 7:00PM

■ **Project name:.** CAMILLE ESTATES SUBDIVISION
Case number: PLD2004-00057;SEP2004-00094; ARC2004-00044; VAR2004-00011
Description: THE APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 9.3- ACRE PARCEL INTO 50 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE R1-6 ZONE DISTRICT.
Location: 17413, 17417, 17601, 17519 AND 17411 NE EDMUNDS ROAD
Neighborhood association: EVERGREEN EAST NEIGHBORHOOD ASSOCIATION
Planner contact: SUSAN ELLINGER
Hearing information: SEPT 23, 2004 – 1300 FRANKLIN – 7:00PM

■ **Project name:.** WINDMILL TERRACE PHASE 2 SUBDIVISION
Case number: PLD2003-00042;SEP2003-00078;
WET2003-00026;EVR2003-00046;
ARC2003-00045

Description: THE APPLICANT IS REQUESTING TO
SUBDIVIDE AN APPROXIMATE 2 ACRE PARCEL
INTO 27 SINGLE-FAMILY RESIDENTIAL LOTS IN
THE R-18 ZONE DISTRICT UTILIZING THE
TOWNHOUSE DEVELOPMENT STANDARDS.
Location: 602 NE 139TH STREET
Neighborhood association: NORTH SALMON CREEK NEIGHBORHOOD
ASSOCIATION
Planner contact: DAN CARLSON
Hearing information: SEPTEMBER 9, 2004 – 1300 FRANKLIN – 7:00PM
Decision Issued: 10/19/04
Appeal Period Over: 11/2/04

■ ***Project name.:*** WALNUT GROVE SUBDIVISION
Case number: PLD2004-00056;SEP2004-00093; EVR2004-
00047, ARC2004-00043; MZR2004-00124
Description: THE APPLICANT IS REQUESTING PRELIMINARY
PLAT APPROVAL TO SUBDIVIDE
APPROXIMATELY 2.48 ACRES INTO 30 SINGLE-
FAMILY RESIDENTIAL LOTS IN THE R-22
ZONING DISTRICT.
Location: 7505 NE 58TH STREET
Neighborhood association: AREA NOT REPRESENTED
Planner contact: MICHAEL UDUK
Hearing information: SEPTEMBER 23, 2004 – 1300 FRANKLIN –
7:00PM
Decision Issued: 10/18/04
Appeal Period Over: 11/3/04

■ ***Project name.:*** WALNUT VILLAGE SUBDIVISION
Case number: PLD2004-00059;SEP2004-00102; EVR2004-
00050; ARC2004-00048
Description: THE APPLICANT IS REQUESTING PRELIMINARY
PLAT APPROVAL TO SUBDIVIDE
APPROXIMATELY 2.94 ACRES ZONED R-18 INTO
37 SINGLE-FAMILY LOTS.
Location: 7416 NE 58TH STREET
Neighborhood association: AREA NOT REPRESENTED
Planner contact: MICHAEL UDUK
Hearing information: OCTOBER 7, 2004 – 1300 FRANKLIN – 7:00PM

■ ***Project name.:*** WARK DEVELOPMENT SUBDIVISION
Case number: PLD2004-00061;SEP2004-00114; VAR2004-
00014; WET2004-00026; ARC2004-00039
Description: THE APPLICANT IS REQUESTING TO SUBDIVIDE
AN APPROXIMATE 4.71-ACRE PARCEL INTO 16
SINGLE-FAMILY RESIDENTIAL LOTS LOCATED

Location:
Neighborhood association:
Planner contact:
Hearing information:

IN THE R1-10 ZONE DISTRICT. THE APPLICANT IS ALSO REQUESTING AN ADMINISTRATIVE VARIANCE TO THE LOT WIDTH.
17216 NE 29TH AVENUE
FAIRGROUNDSNEIGHBORHOOD ASSOC.
RICHARD DAVIAU
OCTOBER 14, 2004 – 1300 FRANKLIN – 7:00PM

■ ***Project name:***

Case number:

Description:

HARJU ESTATES SUBDIVISION
PLD2004-00062; SEP2004-00116
THE APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 3-ACRE PARCEL INTO 15 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE R1-6 ZONE DISTRICT.

Location:
Neighborhood association:
Planner contact:
Hearing information:

10615 NE 39TH AVENUE
SHERWOOD NEIGHBORHOOD ASSOCIATION
DAN CARLSON
OCTOBER 14, 2004 – 1300 FRANKLIN – 7:00PM

■ ***Project name:***

Case number:

Description:

ORCHARDS ELEMENTARY SCHOOL
CUP2004-00006;PSR2004-00044; SEP2004-00121
THE APPLICANT IS REQUESTING CONDITIONAL USE AND SITE PLAN APPROVAL TO BUILD A NEW 61,500 SQUARE FOOT ELEMENTARY SCHOOL BUILDING TO REPLACE THE EXISTING 38,000 SQUARE FOOT BUILDING, A FUTURE MODULAR FAMILY RESOURCE CENTER (APPROXIMATELY 4,000 SQUARE FEET) AND A FUTURE APPROXIMATE 4,000 SQUARE FOOT MODULAR CLASSROOM BUILDING. THE PROPERTY IS LOCATED IN THE R-18 ZONE DISTRICT.

Location:
Neighborhood association:
Planner contact:
Hearing information:

7000 NE 117TH AVENUE
AREA NOT REPRESENTED
MICHAEL UDUK
OCTOBER 14, 2004 – 1300 FRANKLIN – 7:00PM

■ ***Project name:***

Case number:

Description:

KRAMER SOUTH SUBDIVISION
PLD2004-00068;SEP2004-00124; VAR2004-00017
THE APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 2.6-ACRE PARCEL INTO 15 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE R1-6 ZONE DISTRICT. THE APPLICANT IS ALSO REQUESTING A VARIANCE TO REDUCE THE GARAGE SETBACK FROM THE

LOCATION:
Neighborhood association:
Planner contact:
Hearing information:

TEMPORARY TURN-AROUND FOR LOTS 11 AND 12.
4309 NE 92ND STREET
NE HAZEL DELL NEIGHBORHOOD ASSOC.
DAN CARLSON
NOVEMBER 4, 2004 – 1300 FRANKLIN – 7:00PM

■ ***Project name:.***

Case number:

Description:

Location:
Neighborhood association:
Planner contact:
Hearing information:

KRENZEL REZONE
CPZ2004-00004; SEP2004-00128
THE APPLICANT IS REQUESTING TO REZONE AN APPROXIMATE 36.5-ACRE PARCEL FROM ZONING DISTRICT R-10 TO R-5.
10505 NE 285TH STREET
AREA NOT REPRESENTED
JOSH WARNER
NOVEMBER 4, 2004 – 1300 FRANKLIN – 7:00PM

■ ***Project name:.***

Case number:

Description:

Location:
Neighborhood association:
Planner contact:
Hearing information:

FALCON'S REST PUD SUBDIVISION
PLD2004-00067; PUD2004-00003; SEP2004-00123; BLA2004-00043; EVR2004-00060; MZR2004-00138
THE APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 6.24-ACRE PARCEL INTO 73 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE R1-18 AND R1-7.5 ZONE DISTRICTS. THE APPLICANT IS ALSO PROPOSING A PLANNED UNIT DEVELOPMENT.
CORNER OF NW 122ND STREET AND NW 36TH AVENUE
FELIDA NEIGHBORHOOD ASSOCIATION
MICHAEL UDUK
NOVEMBER 9, 2004 – 1300 FRANKLIN – 7:00PM

■ ***Project name:.***

Case number:

Description:

Location:
Neighborhood association:
Planner contact:
Hearing information:

LINTZ SUBDIVISION
PLD2004-00073; SEP2004-00132; WET004-00029
THE APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 6.24-ACRE PARCEL INTO 73 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE R1-18 AND R1-7.5 ZONE DISTRICTS. THE APPLICANT IS ALSO PROPOSING A PLANNED UNIT DEVELOPMENT.
6418 NE 58TH STREET
ST. JOHNS/ ANDRESEN NEIGHBORHOOD ASSOCIATION
MICHAEL UDUK
NOVEMBER 9, 2004 – 1300 FRANKLIN – 7:00PM

■ **Project name:.** C-DYMOND ESTATES SUBDIVISION
Case number: PLD2004-00069;SEP2004-00127; HAB2004-00172; SHL2004-00011; EVR2004-00064
Description: THE APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 72.57-ACRE PARCEL INTO 12 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE R-5 ZONING DISTRICT.
Location: SOUTH OF SE 20TH STREET AT 328TH AVENUE
Neighborhood association: WASHOUGAL RIVER NEIGHBORHOOD ASSOCIATION
Planner contact: JOSH WARNER
Hearing information: NOVEMBER 4, 2004 – 1300 FRANKLIN – 7:00PM

■ **Project name:.** COLD CREEK INDUSTRIAL PARK
Case number: PLD2004-00082;SEP2004-00146; ARC2004-00070; EVR2004-00075
Description: THE APPLICANT IS REQUESTING TO SUBDIVIDE 40.35 ACRES INTO 15 LOTS AND TO CONSTRUCT STREET, STORMWATER, AND UTILITY INFRASTRUCTURE IMPROVEMENTS, LOCATED IN THE LIGHT INDUSTRIAL (ML) ZONING DISTRICT,
Location: WEST SIDE OF NE 40TH AVENUE SOUTH OF NE 68TH STREET.
Neighborhood association: ANDRESEN/ST JOHNS NEIGHBORHOOD ASSOCIATION
Planner contact: ALAN BOGUSLAWSKI
Hearing information: NOVEMBER 23, 2004 – 1300 FRANKLIN – 7:00PM

■ **Project name:.** 25th AVENUE TOWNHOMES SUBDIVISION
Case number: PLD2004-00078;EVR2004-00072; VAR2004-00018;SEP2004-00142; ARC2004-00065
Description: APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 0.57-ACRE PARCEL INTO 8 SINGLE FAMILY ATTACHED TOWNHOME LOTS LOCATED IN THE R-18 ZONE DISTRICT. APPLICANT IS ALSO REQUESTING A TYPE I VARIANCE TO THE STREET SIDE YARD AND SIDE SETBACKS.
Location: 7900 & 7906 NE 25TH AVENUE
Neighborhood association: NE HAZEL DELL NEIGHBORHOOD ASSOCIATION
Planner contact: RICHARD DAVIAU

Hearing information:

NOVEMBER 23, 2004 – 1300 FRANKLIN –
7:00PM

■ ***Project name:***

Case number:

Description:

SHERWOOD HOLLOW WEST SUBDIVISION
PLD2004-00077; SEP2004-00138
THE APPLICANT IS REQUESTING TO SUBDIVIDE
AN APPROXIMATE 8.2-ACRE PARCEL INTO 41
SINGLE-FAMILY RESIDENTIAL LOTS LOCATED
IN THE R1-6 ZONE DISTRICT.

Location:

Neighborhood association:

2112 NE 104TH STREET
SHERWOOD HILLS NEIGHBORHOOD
ASSOCIATION

Planner contact:

Hearing information:

ALAN BOGUSLAWSKI

NOVEMBER 23, 2004 – 1300 FRANKLIN –
7:00PM

■ ***Project name:***

Case number:

Description:

THE WOODLANDS PUD SUBDIVISION
PLD2004-00081; SEP2004-00144;
PUD2004-00005

THE APPLICANT IS REQUESTING PRELIMINARY
PLAT APPROVAL TO SUBDIVIDE
APPROXIMATELY 7.33 ACRES INTO 33 SINGLE-
FAMILY RESIDENTIAL LOTS UTILIZING THE PUD
STANDARDS IN THE R1-10 ZONE DISTRICT.

Location:

Neighborhood association:

Planner contact:

Hearing information:

9401 & 9503 NE 142ND AVENUE
SIFTON NEIGHBORHOOD ASSOCIATION
MICHAEL UDUK

DECEMBER 9, 2004 – 1300 FRANKLIN – 7:00PM

■ ***Project name:***

Case number:

Description:

PARKVIEW ESTATES AT PLEASANT
VALLEY SUBDIVISION

PLD2004-00079; PUD2004-00004; SEP2004-
00054; ARC2004-00024; EVR2004-00026;
WET2004-00014

THE APPLICANT IS REQUESTING PRELIMINARY
PLAT APPROVAL TO SUBDIVIDE
APPROXIMATELY 7.61-ACRES INTO 27 SINGLE-
FAMILY RESIDENTIAL LOTS IN THE R1-10
ZONING DISTRICT.

Location:

Neighborhood association:

Planner contact:

Hearing information:

12620 NE 50TH AVENUE
PLEASANT HIGHLANDS NEIGHBORHOOD
ASSOCIATION

MICHAEL UDUK

DECEMBER 9, 2004 – 1300 FRANKLIN – 7:00PM

■ **Project name:.**

Case number:

Description:

Location:

Neighborhood association:

Planner contact:

Hearing information:

ALFANO SUBDIVISION

PLD2004-00076;SEP2004-00137;

WET2004-00039

THE APPLICANT IS REQUESTING TO SUBDIVIDE SIX PARCELS TOTALING APPROXIMATELY 8.7 ACRES INTO 50 SINGLE-FAMILY RESIDENTIAL LOTS AND A WETLAND/STORMWATER TRACT, WITH THREE LOTS TO CONTAIN EXISTING DWELLINGS, IN THE R1-5 ZONING DISTRICT.

5202 NW 53RD COURT

AREA NOT REPRESENTED

ALAN BOGUSLAWSKI

DECEMBER 2, 2004 – 1300 FRANKLIN – 7:00PM

■ **Project name:.**

Case number:

Description:

Location:

Neighborhood association:

Planner contact:

Hearing information:

ORCHARDS TOWER SITE PO-1617-A

CUP2004-00004;PSR2004-00018; SEP2004-

00059; EVR2004-00061

THE APPLICANT IS REQUESTING CONDITIONAL USE AND SITE PLAN APPROVAL TO CONSTRUCT A 120 FOOT TALL WIRELESS COMMUNICATION TOWER AND EQUIPMENT CABINETS WITHIN A FENCED AND LANDSCAPED 900 SQUARE FOOT AREA. THE PROPERTY IS APPROXIMATELY 10,700 SQUARE FEET AND IS LOCATED IN THE CL ZONE DISTRICT.

6018 NE 110TH AVENUE

AREA NOT REPRESENTED

TERRI BROOKS

DECEMBER 2, 2004 – 1300 FRANKLIN – 7:00PM

■ **Project name:.**

Case number:

Description:

Location:

Neighborhood association:

Planner contact:

Hearing information:

NEILSEN SUBDIVISION

PLD2004-00074;SEP2004-00133;

WET2004-00030;HAB2004-00177;

EVR2004-00066

THE APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 13.7-ACRE PARCEL INTO 5 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE RC2.5 ZONE DISTRICT.

HEALY ROAD JUST EAST OF SR 503

AREA NOT REPRESENTED

TRAVIS GODDARD

DECEMBER 21, 2004 – 1300 FRANKLIN – 7:00PM

■ Project name:.	BERGERON SUBDIVISION
Case number:	PLD2004-00075; SEP2004-00134; WET2004-00031; HAB2004-00178
Description:	THE APPLICANT IS REQUESTING TO SUBDIVIDE AN APPROXIMATE 15-ACRE PARCEL INTO 6 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE RC2.5 ZONE DISTRICT. THERE ARE WETLANDS AND HABITAT ON THE PROPERTY.
Location:	HEALY ROAD JUST EAST OF SR 503
Neighborhood association:	AREA NOT REPRESENTED
Planner contact:	TRAVIS GODDARD
Hearing information:	DECEMBER 21, 2004 – 1300 FRANKLIN – 7:00PM

■ Project name:.	HAZEL DELL TOWNE CENTER
Case number:	PST2004-00039
Description:	THE APPLICANT IS REQUESTING POST DECISION REVIEW APPROVAL FOR THE REPLACEMENT OF THE ORIGINALLY PERMITTED GROCERY STORE USE AND GAS STATION TENANTS WITH KOHL'S DEPARTMENT STORE. THE PROPERTY IS LOCATED IN THE CC ZONE DISTRICT AND IS APPROXIMATELY 10-ACRES.
Location:	507 NE 88 TH STREET
Neighborhood association:	NE HAZEL DELL NEIGHBORHOOD ASSOCIATION
Planner contact:	RICHARD DAVIAU
Hearing information:	DECEMBER 21, 2004 – 1300 FRANKLIN – 7:00PM

■ ADMINISTRATIVE DECISIONS *(Type II – includes public notice)*

Type II projects require public notice and county staff approval. They do not require public hearings. The Community Development Department determines whether Type II proposals meet relevant codes and requirements. This process may result in approval, approval with conditions, or denial. Type II decisions may be appealed first to a land use hearings examiner and later to the Board of Clark County Commissioners. Appeals of Board of Clark County Commissioners decisions may be made to Superior Court.



The following projects show administrative decision dates. Any appeals of these decisions must be filed within 14 calendar days of the decision date. The appeal may be filed at the Customer

Service Counter on the first floor of the Clark County Public Service Center, 1300 Franklin Street, Vancouver. The appeal may also be mailed to: Clark County Community Development Department, Development Services Division, P.O. Box 9810, Vancouver, WA 98666-9810.

■ **Project name:** POLEN OFFICE
Case number: PSR2003-00020
Description: THE APPLICANT IS REQUESTING SITE PLAN APPROVAL TO CHANGE THE EXISTING RESIDENTIAL HOUSE TO COMMERCIAL OFFICE USE AND THE 2 EXISTING BUILDINGS WILL REMAIN ACCESSORY (STORAGE) BUILDINGS. THE PROPERTY IS LOCATED IN THE C-3 ZONE DISTRICT.
Location: 7905 NE 13TH AVENUE
Applicant contact: MICHAEL & SHERI POLEN
Neighborhood association: NE HAZEL DELL NEIGHBORHOOD ASSOC.
Planner contact: RICHARD DAVIAU
Comment period ends: 7/14/04

■ **Project name:** CROWN CORPORATION WAREHOUSE
Case number: PSR2004-00028; SEP2004-00085; ARC2004-00038
Description: TO CONSTRUCT A 22,500 SQUARE FOOT WAREHOUSE ON A 4.55 ACRE SITE CONTAINING TWO EXISTING LIGHT INDUSTRIAL BUILDINGS, LOCATED IN THE LIGHT INDUSTRIAL (ML) ZONING DISTRICT.
Location: 6013 NE 127TH AVENUE
Applicant contact: OLSON ENGINEERING
Neighborhood association: HERITAGE NEIGHBORHOOD ASSOCIATION
Planner contact: ALAN BOGUSLAWSKI
Comment period ends: 7/1/04

■ **Project name:** CLARK CLUSTER SHORT PLAT
Case number: PLD2004-00031
Description: THE APPLICANT IS REQUESTING TO SHORT PLAT A 20-CRE PARCEL INTO 4 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE R-5 ZONE DISTRICT. THE APPLICANT IS ALSO REQUESTING TO UTILIZE THE CLUSTER ORDINANCE.
Location: 14313 NE 82ND AVENUE
Applicant contact: MOSS & ASSOCIATES, INC.
Neighborhood association: GREATER BRUSH PRAIRIE NEIGHBORHOOD ASSOCIATION
Planner contact: TRAVIS GODDARD
Comment period ends: 6/1/04

 Project name:	WESTMOOR SHORT PLAT
Case number:	PLD2004-00050; SEP2004-00082
<i>Description:</i>	THE APPLICANT IS REQUESTING TO SHORT PLAT AN APPROXIMATE 0.95-ACRE PARCEL INTO 3 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE 1-7.5 ZONE DISTRICT.
<i>Location:</i>	APPLICANT CONTACT: 3609 NW 109TH STREET
<i>Applicant contact:</i>	STURTEVANT, GOLEMO & ASSOC. ERIC GOLEMO
<i>Neighborhood association:</i>	FELIDA NA
<i>Planner contact:</i>	KRYS OCHIA
<i>Comment period ends:</i>	7/7/04
 Project name:	EASTRIDGE BUSINESS PARK
Case number:	MZR2004-00090
<i>Description:</i>	RECOGNITION OF PARCELS PREVIOUSLY COMBINED FOR TAX PURPOSES AS SEPARATE LEGAL LOTS OF RECORD. THE PROPERTY IS ON APPROXIMATELY 9.2 ACRES LOCATED IN THE ML ZONING DISTRICT.
<i>Location:</i>	NORTH SIDE OF NE 95TH STREET, EAST OF NE 117TH AVENUE.
<i>Applicant contact:</i>	CASCADE FIELD SERVICES THOMAS SELF
<i>Neighborhood association:</i>	SIFTON NEIGHBORHOOD ASSOCIATION
<i>Planner contact:</i>	ALAN BOGUSLAWSKI
<i>Comment period ends:</i>	7/2/04
Project name:	ORCHARDS RETAIL CENTER
Case number:	PSR2004-00030; EVR2004-00044; SEP2004-00089
<i>Description:</i>	TO CONSTRUCT A SHOPPING CENTER CONSISTING OF A 29,120 SQUARE FOOT RETAIL BUILDING WITH DRIVE-UP FACILITIES AND A 14,300 SQ FT MULTI-TENANT RETAIL BUILDING ON A 3.6 ACRE SITE IN THE LIMITED COMMERCIAL (CL) ZONING DISTRICT, AND TO DIVIDE THE PROPERTY INTO TWO PARCELS THROUGH A BINDING SITE PLAN. THE PROPOSAL INCLUDES A PUBLIC STREET CONNECTING FOURTH PLAIN ROAD AND ROSEWOOD AVENUE.
<i>Location:</i>	NORTH SIDE OF NE FOURTH PLAIN ROAD, SOUTH SIDE OF NE ROSEWOOD AVENUE, APPROXIMATELY 500 FEET EAST OF NE 112 TH AVENUE
<i>Applicant contact:</i>	GRAMOR DEVELOPMENT, INC.

<i>Neighborhood association:</i>	DAVID COPENHAVER
<i>Planner contact:</i>	AREA NOT REPRESENTED
<i>Comment period ends:</i>	ALAN BOGUSLAWSKI
	7/27/04
<i>Project name:</i>	WILLIAMS SHORT PLAT
<i>Case number:</i>	PLD2004-00047; HAB2004-00100
<i>Description:</i>	THE APPLICANT IS REQUESTING TO SHORT PLAT A 9.86-ACRE PARCEL INTO TWO 5-ACRE SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE R-5 ZONE DISTRICT.
<i>Location:</i>	4019 NE 399 TH AVENUE
<i>Applicant contact:</i>	DALE WILLIAMS
<i>Neighborhood association:</i>	WASHOUGAL RIVER NEIGHBORHOOD ASSOCIATION
<i>Planner contact:</i>	TERRY BROOKS
<i>Comment period ends:</i>	8/6/04
<i>Project name:</i>	LEGACY PUMP STATION
<i>Case number:</i>	PSR2004-000035; SEP2004-00104
<i>Description:</i>	THE APPLICANT IS REQUESTING SITE PLAN APPROVAL FOR A REGIONAL SANITARY SEWER PUMP STATION TO REPLACE THE EXISTING PUMP STATION ON APPROXIMATELY 1 ACRE LOCATED IN THE CH ZONE DISTRICT
<i>Location:</i>	APPROXIMATELY 13911 NE 20 TH AVENUE
<i>Applicant contact:</i>	MACKAY & SPOSITO, INC.
<i>Neighborhood association:</i>	ERIN TOMAN OR HENRY DIAZ
<i>Planner contact:</i>	FAIRGROUNDS NEIGHBORHOOD ASSOC.
<i>Comment period ends:</i>	RICHARD DAVIAU
<i>Decision Issued:</i>	8/19/04
<i>Appeal Period Over:</i>	10/8/04
	10/22/04
<i>Project name:</i>	BINNS SITE PLAN
<i>Case number:</i>	PSR2004-00039; SEP2004-00109; ARC2004-00014
<i>Description:</i>	THE APPLICANT IS REQUESTING SITE PLAN APPROVAL FOR CONSTRUCTION OF A 12,700 SQUARE FOOT INDUSTRIAL BUILDING FOR WELDING AND OTHER TENANT SPACE ON AN APPROXIMATE .9-ACRE PARCEL. THE PROPERTY IS LOCTED IN THE ML ZONE DISTRICT.
<i>Location:</i>	134 TH STREET AND TENNY ROAD
<i>Applicant contact:</i>	HARB ENGINEERING, INC.
	GUS HARB

Neighborhood association: NORTH SALMON CREEK NEIGHBORHOOD ASSOCIATION
Planner contact: RICHARD DAVIAU
Comment period ends: 8/25/04

Project name: CLARK COUNTY FIRE DISTRICT #9 STATION 9-3

Case number: PSR2004-00043; SEP2004-00120; EVR2004-00056

Description: THE APPLICANT IS REQUESTING SITE PLAN APPROVAL FOR CONSTRUCTION OF A 1,000 SQUARE FOOT ADDITION TO THE EXISTING FIRE STATION, INSTALL A 1,200 SQUARE FOOT TRAINING FACILITY AND AN 864 SQUARE FOOT POLE BARN ON AN APPROXIMATE 3.86-ACRE PARCEL LOCATED IN THE R-5 ZONE DISTRICT.

Location: 121 NE 312TH AVENUE
Applicant contact: OLSON ENGINEERING

Neighborhood association: WASHOUGAL RIVER NEIGHBORHOOD ASSN.
Planner contact: JIM VANDLING
Comment period ends: 9/2/04

Project name: KENNEDY LOT 27 SHORT PLAT

Case number: PLD2004-00064

Description: THE APPLICANT IS REQUESTING TO SHORT PLAT AN APPROXIMATE 12,020 SQUARE FOOT PARCEL INTO 2 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED IN THE R1-6 ZONE DISTRICT.

Location: 9507 NE 47TH AVENUE
Applicant contact: KIMBALL HILL HOMES
Neighborhood association: NE HAZEL DELL NEIGHBORHOOD ASSOCIATION

Planner contact: DAN CARLSON
Comment period ends: 9/10/04

Project name: OFFICE/WAREHOUSE BUILDING

Case number: PSR2004-00005; ARC2004-00009

Description: THE APPLICANT IS REQUESTING SITE PLAN APPROVAL TO CONSTRUCT A 12,000 SQUARE FOOT MULTI-TENANT WAREHOUSE/ MANUFACTURING BUILDING. USES FOR THE BUILDING INCLUDE 4,800 SQUARE FEET OF WAREHOUSE USE AND 7,200 SQUARE FEET OF MANUFACTURING USE WITH OFFICE USE SUPPORTING THESE INDUSTRIAL USES. THE PROPERTY IS LOCATED IN THE ML ZONE DISTRICT.

Location: NORTH OF NE 146TH STREET AND EAST OF NE 10TH AVENUE
Applicant contact: CURT HOLDT
Neighborhood association: NORTH SALMON CREEK NEIGHBORHOOD ASSOCIATION
Planner contact: DAN CARLSON
Comment period ends: 8/6/04
Decision Issued: 10/14/04
Appeal Period Over: 10/28/04

Project name: GREYHAWK PARK SHORT PLAT
Case number: PLD2004-00060; SEP2004-00112; EVR2004-00054; ARC2004-0052; WET2003-00014
Description: THE APPLICANT IS REQUESTING TO SHORT PLAT AN APPROXIMATE 8-ACRE PARCEL INTO 2 LOTS LOCATED IN THE R1-10 ZONE DISTRICT.

Location: 12600 NE 50TH AVENUE
Applicant contact: VANCOUVER-CLARK PARKS DEPARTMENT
STEVE DUH
Neighborhood association: PLEASANT HIGHLANDS NEIGHBORHOOD ASSOCIATION
Planner contact: RICHARD DAVIAU
Comment period ends: 9/13/04

Project name: CLARK LIGHT INDUSTRIAL
Case number: PSR2004-00037; CRA2004-00004; SEP2004-00107; ARC2004-00049; VAR2004-00013
Description: THE APPLICANT IS REQUESTING SITE PLAN APPROVAL FOR CONSTRUCTION OF AN APPROXIMATE 2,500 SQUARE FOOT BUILDING ON AN APPROXIMATE .28-ACRE PARCEL LOCATED IN THE ML ZONE DISTRICT. THE APPLICANT IS ALSO REQUESTING A 25% VARIANCE TO THE REAR AND SIDE YARD SETBACKS.

Location: NORTHWEST CORNER OF NE 4TH PLAIN ROAD AND NE 134TH AVENUE
Applicant contact: LDC DESIGN GROUP
BOB CARPENTER
Neighborhood association: SIFTON NEIGHBORHOOD ASSOCIATION
Planner contact: RICHARD DAVIAU
Comment period ends: 9/13/04

Project name: JOHN'S SHORT PLAT
Case number: PLD2004-00029
Description: THE APPLICANT IS REQUESTING TO DIVIDE TWO PLATTED LOTS TOTALING .51 ACRES INTO

Location:
Applicant contact:
Neighborhood association:
Planner contact:
Comment period ends:

THREE SINGLE-FAMILY RESIDENTIAL LOTS IN
THE RESIDENTIAL (R1-6) ZONING DISTRICT.
9310 NE 74TH WAY
MARK MERIDIETH
MAPLE TREE NEIGHBORHOOD ASSOC.
ALAN BOGUSLAWSKI
8/17/04

Project name:

PEDRON ENTERPRISES RV STORAGE
POST DECISION REVIEW

Case number:

PST2004-00028

Description:

THE APPLICANT IS REQUESTING POST
DECISION REVIEW AND APPROVAL TO SPR97-
055, PST98-039 AND PST99-039 TO DEFER THE
CONSTRUCTION OF ROAD FRONTAGE
IMPROVEMENTS AND ELIMINATE THE
CONSTRUCTION OF THE 34 FOOT HALF-WIDTH
ROADWAY WITH A TEMPORARY CUL-DE-SAC
ALONG THE NORTH PROPERTY LINE. THE
APPLICANT IS ALSO REQUESTING TO
ELIMINATE THE STORMWATER FACILITY
ALONG THE EAST SIDE OF THE SITE AND
RELOCATE THE CENTRAL SWALE TO THE
NORTH SIDE OF THE SITE AND RECONFIGURE
THE LAYOUT OF THE SITE TO MAKE SPACE
FOR THE ADDITION OF A COVERED RV
STORAGE AREA A DUMPSITE. THE
APPROXIMATELY 5-ACRE PARCEL IS ZONED
LIGHT INDUSTRIAL (ML).

Location:
Applicant contact:

6002 NE 152ND AVENUE
MACKAY & SPOSITO, INC.

Neighborhood association:
Planner contact:
Comment period ends:

ERIN TOMAN OR HENRY DIAZ
HERITAGE NEIGHBORHOOD ASSOC.
MICHAEL UDUK
8/19/04

Project name:

RYAPOLOV SHORT PLAT

Case number:

PLD2004-00052; EVR2004-00042

Description:

THE APPLICANT IS REQUESTING PRELIMINARY
SHORT PLAT APPROVAL OF APPROXIMATELY
0.46-ACRES ZONED R1-6 INTO 2 SINGLE-FAMILY
RESIDENTIAL LOTS. THE APPLICANT IS ALSO
REQUESTING A ROAD MODIFICATION.

Location:
Applicant contact:


6401 NE 17TH AVENUE
RODGERS ENGINEERING
BOB RODGERS

Neighborhood association:
Comment period ends:

NE HAZEL DELL NEIGHBORHOOD ASSOC.
9/13/04

Project name: WITTHAUER SHORT PLAT
Case number: PLD2004-00065; SEP2004-00122;
SHL2004-00009; PAC2004-00164
Description: THE APPLICANT IS REQUESTING TO SHORT
PLAT AN APPROXIMATE 1.9-ACRE PARCEL INTO
2 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED
IN THE R-5 ZONE DISTRICT.
Location: 17508 NE LUCIA FALLS ROAD
Applicant contact: PAULINE HICKMAN
Neighborhood association: YACOLT MOUNTAIN NEIGHBORHOOD
ASSOCIATION
Comment period ends: 9/16/04

Project name: THOMPSON'S CLUSTER SPLIT SHORT
PLAT
Case number: PLD2004-00042; SEP2004-00113;
WET2003-00035; ARC2004-00053
Description: THE APPLICANT IS REQUESTING TO SHORT
PLAT AN APPROXIMATE 10.04-ACRE PARCEL
INTO 2 SINGLE-FAMILY RESIDENTIAL LOTS IN
THE R-5 ZONE DISTRICT. THE APPLICANT IS
ALSO REQUESTING TO UTILIZE THE CLUSTER
ORDINANCE.
Location: 2411 NE 259TH STREET
Applicant contact: FRANK THOMPSON
Neighborhood association: RIDGEFIELD JUNCTION NEIGHBORHOOD
ASSOCIATION
Comment period ends: 9/8/04

 **Project name:** CLARK PUBLIC UTILITIES
WELL STATION 13.1
Case number: PSR2004-00049
Description: THE APPLICANT IS REQUESTING TO
CONSTRUCT A PUBLIC WATER SUPPLY WELL,
WELL HOUSE AND WATER TREATMENT
FACILITY WITHIN A 1-ACRE EASEMENT ON A
28.4-ACRE PARCEL LOCATED IN THE R1-6 ZONE
DISTRICT.
Location: EAST SIDE OF NW 31ST AVENUE,
APPROXIMATELY 200 FEET SOUTH OF NW 124TH
STREET.
Applicant contact: CLARK PUBLIC UTILITIES
RUSS KNUTSON, P.E.
Neighborhood association: FELIDA NEIGHBORHOOD ASSOCIATION
Planner contact: ALAN BOGUSLAWSKI
Comment period ends: 09/27/04

■ **Project name:** BUZZ BEAN DRIVE THRU EXPRESSO
Case number: PSR2004-00038; MZR2004-00115
Description: SITE PLAN APPROVAL TO PLACE A 128 SQ FT DRIVE-THRU ESPRESSO STAND IN THE PARKING LOT OF AN EXISTING SHOPPING CENTER LOCATED IN THE CL ZONING DISTRICT.
Location: 11308 NE FOURTH PLAIN BLVD.
Applicant contact: KELLI SHANKS
Neighborhood association: NO ACTIVE NEIGHBORHOOD ASSOCIATION
Planner contact: ALAN BOGUSLAWSKI
Comment period ends: 09/23/04

■ **Project name:** TAYLOR TRANSPORT SITE PLAN REVIEW
Case number: PSR2004-00031
Description: THE APPLICANT IS REQUESTING SITE PLAN APPROVAL FOR EXPANSION OF A GRAVEL PARKING LOT ON AN APPROXIMATE 3.97-ACRE PARCEL LOCATED IN THE ML (LIGHT INDUSTRIAL) ZONING DISTRICT.
Location: 7117 NE 47TH AVENUE
Applicant contact: BARBIERI & ASSOCIATES, INC.
JOHN BARBIERI
Neighborhood association: ANDRESEN/ST. JOHNS NEIGHBORHOOD ASSOCIATION
Planner contact: JOSH WARNER
Comment period ends: 09/22/04

■ **Project name:** SALMON CREEK WASTE WATER MANAGEMENT SYSTEM SITE PLAN & SHORELINE REVIEW
Case number: PSR2004-00041; SEP2004-00118;
SHL2004-00006; CRA2004-00005;
HAB2004-00158
Description: THE APPLICANT IS REQUESTING SITE PLAN, SHORELINE, HABITAT AND CARA REVIEW FOR EXPANSION OF THE SEWAGE TREATMENT PLANT AND A NEW SEWER FORCE MAIN BETWEEN SALMON CREEK WASTEWATER PLANT AND KLINELINE PARK. THE PROJECT IS ON AN APPROXIMATE 23-ACRE PARCEL LOCATED IN THE R1-20 ZONE DISTRICT.
Location: 15100 NW MCCANN ROAD
Applicant contact: CH2M HILL
NICHOLE COULTER
Neighborhood association: FAIRGROUNDS NEIGHBORHOOD ASSOCIATION
Planner contact: TERRI BROOKS

Comment period ends:

9/14/04

■ **Project name:**

KLINELINE PARK SITE PLAN &
SHORELINE REVIEW

Case number:

PSR2004-00042; SHL2004-00007;
HAB2004-00158; ARC2004-00055

Description:

THE APPLICANT IS REQUESTING SITE PLAN,
SHORELINE, HABITAT AND ARCHAEOLOGICAL
REVIEW AND APPROVAL FOR A NEW PUMP
STATION AND CARETAKER RESIDENCE. THE
PROJECT IS IN SALMON CREEK PARK, AN
APPROXIMATE 63-ACRE PARCEL LOCATED IN
THE R1-6 ZONE DISTRICT.

Location:

1112 NE 117TH STREET

Applicant contact:

CH2M HILL
NICHOLE COULTER

Neighborhood association:

FAIRGROUNDS NEIGHBORHOOD
ASSOCIATION

Planner contact:

TERRI BROOKS

Comment period ends:

9/14/04

■ **Project name:**

UNION PRAIRIE BUSINESS PARK

Case number:

PSR2004-00054; SEP2004-00145;
MZR2004-00167

Description:

THE APPLICANT IS REQUESTING A BINDING
SITE PLAN REVIEW APPROVAL TO CREATE
THREE LOTS FOR THE PURPOSES OF
CONSTRUCTING THREE SEPARATE BUILDINGS
TOTALING 78,960 SQUARE FEET ON
APPROXIMATELY 7.02 ACRES ZONE LIGHT
INDUSTRIAL (ML). THE DEVELOPMENT, WHICH
INCLUDES A REQUEST FOR PUBLIC SEWER
WAIVER, WILL OCCUR IN 3 PHASES.

Location:

SOUTHEAST CORNER OF NE 117TH AVE (SP503)
AND NE 113TH ST

Applicant contact:

HARB ENGINEERING, INC.
GUS HARB, P.E.

Neighborhood association:

GREATER BRUSH PRAIRIE NEIGHBORHOOD
ASSOCIATION

Planner contact:

MICHAEL UDUK

Comment period ends:

10/8/04

■ **Project name:**

DANIELS PLACE SHORT PLAT

Case number:

PLD2004-00070

Description:

SHORT PLAT APPROVAL TO DIVIDE
APPROXIMATELY ONE ACRE INTO FOUR
SINGLE-FAMILY RESIDENTIAL LOTS LOCATED
IN THE R1-6 ZONE DISTRICT

Location: 5417 NE 40TH STREET
Applicant contact: HARPER ENGINEERING
NORM HARKER
Neighborhood association: ROADS END FARM NEIGHBORHOOD
ASSOCIATION
Planner contact: RICHARD DAVIAU
Comment period ends: 10/8/04

■ **Project name:** HOCKINSON VILLAGE CENTER
Case number: PST2004-00037
Description: THE APPLICANT IS REQUESTING POST
DECISION REVIEW AND APPROVAL TO REVISE
THE PROPOSED INTERNAL ROAD WHICH WAS
ORIGINALLY PROPOSED AS A PUBLIC ROAD
AND IS NOW PROPOSED TO BE A PRIVATE
ROAD TO SERVE THE RURAL 1-ACRE LOTS.
THE ROAD WILL ALSO MOVE FROM THE
SOUTHERN EDGE OF THE LOTS TO AN
INTERNAL LOCATION. THE PROPERTY IS
LOCATED IN THE CR-2 AND RC-1 ZONE
DISTRICTS.

Location: 16105 NE 182ND AVENUE
Applicant contact: WALZ FAMILY LIMITED PARTNERSHIP
BILL WALZ
Neighborhood association: CONCERNED CITIZENS OF HOCKINSON
NEIGHBORHOOD ASSOCIATION
Planner contact: TERRI BROOKS
Comment period ends: 10/25/04

■ **Project name:** CHRIS PRUITT TIER I INFILL SHORT PLAT
Case number: PLD2004-00066; EVR2004-00058
Description: THE APPLICANT IS REQUESTING TO SHORT
PLAT AN APPROXIMATE .56-ACRE PARCEL INTO
3 SINGLE-FAMILY RESIDENTIAL LOTS IN THE
R1-6 ZONE DISTRICT USING THE TIER I INFILL
ORDINANCE.

Location: 3502 NE 41ST STREET
Applicant contact: KELLY PRUITT
Neighborhood association: TRUMAN NEIGHBORHOOD ASSOCIATION
Planner contact: DAN CARLSON
Comment period ends: 11/2/04

■ **Project name:** RHODEHOUSE SHORT PLAT
Case number: PLD2004-00083
Description: THE APPLICANT IS REQUESTING TO SHORT
PLAT AN APPROXIMATE .5 ACRE PARCEL INTO
3 SINGLE-FAMILY RESIDENTIAL LOTS LOCATED
IN THE R1-6 ZONE DISTRICT.
Location: 2809 NE 172ND AVE

<i>Applicant contact:</i>	WILLIAM RAUCH, P.E.
<i>Neighborhood association:</i>	SOLARUS DEVELOPMENT EVERGREEN EAST NEIGHBORHOOD ASSOCIATION
<i>Planner contact:</i>	DAN CARLSON
<i>Comment period ends:</i>	11/2/04
■ Project name:	MOUNTAIN VIEW VETERINARY HOSPITAL SITE PLAN REVIEW
Case number:	PSR2004-00045; VAR2004-00015
Description:	THE APPLICANT IS REQUESTING SITE PLAN APPROVAL FOR CONSTRUCTION OF A 2,736 SQUARE FOOT ONE STORY DETACHED ACCESSORY BUILDING ON AN APPROXIMATE 2.95-ACRE PARCEL LOCATED IN THE ML ZONE DISTRICT. THE APPLICANT IS ALSO REQUESTING AN ADMINISTRATIVE VARIANCE TO THE REAR YARD SETBACK.
<i>Location:</i>	13914 NE 16 TH AVENUE
<i>Applicant contact:</i>	ARCHITECTS ASSOCIATIVE, INC. KATHY A. DIETRICH
<i>Neighborhood association:</i>	NE NORTH SALMON CREEK NEIGHBORHOOD ASSOCIATION
<i>Planner contact:</i>	RICHARD DAVIAU
<i>Comment period ends:</i>	11/2/04

■ ADMINISTRATIVE DECISIONS *(Type I review – routine staff review)*

Type I applications involve minor changes. They do not require public notice or public hearings and may be handled “over the counter” as a matter of routine. Projects in that category are not listed here. Type I decisions may be appealed first to a land use hearings examiner and later to the Board of Clark County Commissioners. Appeals of Board of Clark County Commissioners decisions may be made to Superior Court. For more information, contact our office at (360) 397-2375 ext. 4489.

■ APPEALS

Administrative decisions (Type I and Type II) may be appealed to a hearings examiner. If a project is appealed, the examiner will hold a public hearing to receive testimony on the appeal issues. The examiner’s decision on the appeal may be appealed to the Board of Clark County Commissioners.

Type III decisions by a hearings examiner may be appealed to the Board of Clark County Commissioners. Appeals must be mailed or taken to the Board of Clark County Commissioners, Clark County Public Service Center, 1300 Franklin Street, Vancouver, WA 98660. The commissioners will consider appeals in public meetings. They will not receive testimony on the appeal. For more information, please refer to the *Appeal* handout on our Web site. It is located at

www.clark.wa.gov/commdev/documents/devservices/handouts/22-appeal.pdf.

Decisions made by the Board of Clark County Commissioners may be appealed to the Clark County Superior Court. Appeals to the Clark County Superior Court must be sent to Clark County Clerk's Office, P.O. Box 5000, Vancouver, WA 98666-5000, (360) 397-2292.

■ Project name:.	CROWN CORPORATION WAREHOUSE
Case number:	APL2004-00024
Description:	THE APPLICANT IS APPEALING A REQUIREMENT TO PROVIDE A MINIMUM 20% LANDSCAPE COVERAGE FOR A SITE PLAN REVIEW APPLICATION (PSR2004-00028) CONDITIONALLY APPROVING CONSTRUCTION OF A 22,500 SQUARE FOOT MANUFACTURING / WAREHOUSE FACILITY ON A 4.55 ACRE SITE CONTAINING TWO EXISTING LIGHT INDUSTRIAL BUILDINGS, LOCATED IN THE LIGHT INDUSTRIAL (ML) ZONING DISTRICT.
Location:	6013 NE 127 TH AVENUE
Neighborhood association:	HERITAGE NEIGHBORHOOD ASSOCIATION
Planner contact:	ALAN BOGUSLAWSKI
Hearing information:	NOVEMBER 4, 2004 – 1300 FRANKLIN – 7:00PM

■ GLOSSARY OF CASE TYPE CODES

APL appeals • **ARC** archaeological • **CAR** critical aquifer recharge area • **CPZ** zone change • **CUP** conditional use permit • **CVT** convent release • **FOR** forest practices • **GEO** geological hazards • **GOR** Columbia River scenic area • **HAB** habitat • **HOC** home occupation • **MZR** planning director reviews • **PUD** planned unit development • **PLD** subdivision • **PSR** site plan review • **PST** post decision review • **SEP** SEPA • **SHL** shoreline • **VAR** variance • **WET** wetland.